



CANNON BUILDING  
861 SILVER LAKE BLVD., SUITE 203  
DOVER, DELAWARE 19904-2467

**STATE OF DELAWARE  
REAL ESTATE COMMISSION**

TELEPHONE: (302) 744-4500  
FAX: (302) 739-2711  
WEBSITE: [DPR.DELAWARE.GOV](http://DPR.DELAWARE.GOV)  
EMAIL: [customerservice.dpr@state.de.us](mailto:customerservice.dpr@state.de.us)

PUBLIC MEETING MINUTES:	<b>REAL ESTATE COMMISSION</b>
MEETING DATE AND TIME:	<b>Thursday, March 8, 2018 at 9:00 a.m.</b>
PLACE:	861 Silver Lake Boulevard, Dover, Delaware <b>Conference Room A</b> , Second Floor of the Cannon Building
MINUTES FOR APPROVAL	April 12, 2018

**MEMBERS PRESENT**

Lynette Scott, Professional Member, **Chairperson**  
Nikki Lane, Professional Member, **Secretary**  
Nathaniel Gibbs, Public Member (exited at 9:50 a.m.)  
Nora Martin, Professional Member  
Randy Marvel, Professional Member  
Lynn Rogers, Public Member, **Vice-Chairperson**  
Jason Giles, Professional Member

**DIVISION STAFF/ DEPUTY ATTORNEY GENERAL**

Eileen Kelly, Deputy Attorney General  
Nicole Williams, Administrative Specialist III

**MEMBERS ABSENT**

Mark Whitlock, Public Member

**ALSO PRESENT**

Mark McAfee  
Debra McAfee  
Peter Wolff  
Anthony Floyd  
Gary Williams  
Herman Ross  
Murrell English

**CALL TO ORDER**

Ms. Scott called the meeting to order at 9:05 a.m.

**REVIEW OF MINUTES**

The Commission reviewed the February 8, 2018 meeting minutes. Ms. Lane made a motion, seconded by Mr. Marvel, to approve the minutes as written. By unanimous vote, the motion carried.

## **UNFINISHED BUSINESS**

PTD Hearing for Salesperson Mark McAfee - Request for waiver pursuant to §2907 (a)(4) at 9:00 a.m.

The hearing began at 9:08 a.m. The Commission introduced themselves for the record. Ms. Kelly advised the purpose of today's hearing as Mr. Mark McAfee does not appear to meet the statutory requirements pursuant to §2907 (a)(4). Exhibit 1 marked as (see recording). Mr. McAfee was sworn and was not represented by Counsel. Mr. McAfee provided his testimony. The Board questioned Mr. McAfee. Character witnesses testified on behalf of Mr. McAfee.

Mr. Gary Williams, Associate Broker of Berkshire Hathaway HomeServices Fox and Roach Realtors, was sworn in for the record and testified as a character witness for Mr. McAfee. Mr. Anthony Floyd retired Philadelphia Police Commander, was sworn in for the record and testified as a character witness for Mr. McAfee. Peter Wolff was sworn in for the record and testified as a character witness for Mr. McAfee. Herman Ross, Salesperson of Berkshire Hathaway HomeServices, was sworn in for the record and testified as a character witness for Mr. McAfee. Mrs. Debra McAfee was sworn in for the record and testified as a character witness for Mr. McAfee. Mr. McAfee provided additional testimony in closing his case before the Commission. The Commission went into deliberations at 9:41 a.m. Mr. Giles moved to grant a waiver and approve Mr. McAfee's application for licensure, seconded by Mr. Gibbs. Ms. Lane abstained. By unanimous vote, the motion carried. The hearing concluded at 9:47 a.m. The Commission took a short break.

### Review and approval of final draft of proposed regulations

Ms. Kelly advised the Commission of the proposed draft changes to the Education Guidelines. The Commission reviewed and discussed the draft of the proposed guidelines. Ms. Lane moved, seconded by Mr. Rogers, to approve the proposed draft Education Guidelines to be published for the rules and regulations hearing. By unanimous vote, the motion carried.

Ms. Kelly advised the Commission of the proposed draft changes to the Commission regulations. The Commission reviewed and discussed the proposed draft regulations. Mr. Giles moved, seconded by Mr. Rogers, to approve the proposed draft regulations to be published for the rules and regulations hearing. By unanimous vote, the motion carried.

## **NEW BUSINESS**

Education Committee Report – March 1, 2018

There was no update provided for the March Education Committee meeting.

### Review and Consider Hearing Officer Recommendations

Diana Cresto – The Commission reviewed and considered the hearing officer recommendation for Ms. Cresto. Ms. Martin moved, seconded by Ms. Lane, to accept the recommendation as written. By unanimous vote, the motion carried.

Daniel Burroughs - The Commission reviewed and considered the hearing officer recommendation for Mr. Burroughs. Ms. Martin moved, seconded by Ms. Lane, to accept the recommendation as written. By unanimous vote, the motion carried.

Richard Gelman - The Commission reviewed and considered the hearing officer recommendation for Mr. Gelman. Mr. Marvel moved, seconded by Mr. Giles, to accept the recommendation as written. By unanimous vote, the motion carried.

James Egerton - The Commission reviewed and considered the hearing officer recommendation for Mr. Egerton. Mr. Marvel moved, seconded by Mr. Giles, to accept the recommendation as written including a \$500 fine. By unanimous vote, the motion carried.

Matthew Adler - The Commission reviewed and considered the hearing officer recommendation for Mr. Adler. Mr. Giles moved, seconded by Ms. Lane, to accept the recommendation as written. By unanimous vote, the motion carried.

Courtney Ritter - The Commission reviewed and considered the hearing officer recommendation for Ms. Ritter. Mr. Giles moved, seconded by Ms. Lane, to accept the recommendation as written. By unanimous vote, the motion carried.

Daniel Bunting - The Commission reviewed and considered the hearing officer recommendation for Mr. Bunting. Ms. Scott moved, seconded by Mr. Giles, to accept the recommendation with the fine decreased to \$500. By unanimous vote, the motion carried.

Ronald Martin - The Commission reviewed and considered the hearing officer recommendation for Mr. Martin. Mr. Marvel moved, seconded by Mr. Giles, to accept the recommendation as written including a \$500 fine. By unanimous vote, the motion carried.

Richard Milutin - The Commission reviewed and considered the hearing officer recommendation for Mr. Milutin. Mr. Rogers moved, seconded by Mr. Giles, to accept the recommendation as written but to include a \$500 fine. By unanimous vote, the motion carried.

Yeni Ocampo Sotelo - The Commission reviewed and considered the hearing officer recommendation for Ms. Ocampo Sotelo. Mr. Rogers moved, seconded by Ms. Lane, to accept the recommendation as written. By unanimous vote, the motion carried.

#### Ratification of Associate Brokers/Broker/Salesperson Applications

Mr. Rogers made a motion, seconded by Mr. Giles, to ratify the approved applications for associate brokers, brokers, and salespersons per attached list at the end of the minutes. By unanimous vote, the motion carried.

#### Review of Office Relocation Application(s)

The Commission reviewed the office application for relocation for R&R Commercial Realty, LLC d/b/a Lester Realty. Mr. Marvel made a motion, seconded by Mr. Rogers, to approve the office relocation for R&R Commercial Realty, LLC d/b/a Lester Realty. By unanimous vote, the motion carried.

The Commission reviewed the office application for relocation for Lakeview Realty, Inc. Ms. Martin made a motion, seconded by Mr. Rogers, to approve the office relocation for Lakeview Realty, Inc. By unanimous vote, the motion carried.

#### Review of New Office Application(s)

The Commission reviewed the new main office application for JC Realty Inc. Mr. Giles moved, seconded by Ms. Lane, to approve the new office application for JC Realty Inc. By unanimous vote, the motion carried.

#### Status of Complaints

Complaint 02-05-18 - Closed by Investigator

#### Review of Application for Anthony DiDomenico - Request for waiver pursuant to §2907 (a)(4)

The Commission reviewed and considered the application for Mr. DiDomenico. Ms. Lane moved, seconded by Mr. Giles, to propose to deny the application pursuant to §2907 (a)(4). By unanimous vote, the motion carried.

#### Ratification of Reinstatement Application(s)

Cynthia Ganc, Salesperson – Ms. Lane made a motion, seconded by Mr. Giles, to ratify the salesperson reinstatement application for Ms. Ganc. By unanimous vote, the motion carried.

**CORRESPONDENCE**

There was no correspondence before the Commission for review or discussion.

**OTHER BUSINESS BEFORE THE COMMISSION** (for discussion only)

There was no other business before the Commission.

**PUBLIC COMMENT**

Mr. Maurrell English addressed the Commission regarding his potential application for opening a new office and regarding the signage for the office as it will be outside the door of the office suite. The office is part of a large suite of many other offices. He additionally addressed the Commission regarding his Instructor application being previously denied in that he was advised he did not have enough teaching experience in his area of expertise for mathematics; however he has been an accountant for many years. The Commission advised Mr. English that he can open an office within a suite and to submit the new office application with his application for Broker of Record for the new office.

**NEXT SCHEDULED MEETING**

The next meeting will be held on April 12, 2018 at 9:00 a.m. in Conference Room A, 861 Silver Lake Boulevard, Suite 203, Dover, DE.

**ADJOURNMENT**

There being no further business before the Commission, Mr. Giles moved, seconded by Mr. Marvel, to adjourn the meeting. By unanimous vote, the motion carried. The meeting adjourned at 11:21 a.m.

Respectfully submitted,



Nicole M. Williams  
Administrative Specialist III

*The notes of this meeting are not intended to be a verbatim record of the topics that were presented or discussed. They are for the use of the Board members and the public in supplementing their personal notes and recall for presentations.*

Real Estate Ratification License List

License Number	Name	License Type	Office Affiliation
RA-0020664	Arms, Suzann	Associate Broker	Long & Foster Real Estate
RA-0020665	Joseph, Jackie J.	Associate Broker	ResortQuest
RA-0020666	Durand, Amber L.	Associate Broker	Patterson Schwartz Real Estate
RA-0020667	Kenton, Casey H.	Associate Broker	Investors Realty, Inc.
RA-0020668	Warder, Ann M.	Associate Broker	Re/Max Town & Country
RA-0020671	Silicato, Dennis E.	Associate Broker	Silicato Commercial Realty Inc
RB-0020669	Ford, John Wesley	Broker	Re/Max Associates
RB-0020670	Lafferty, Diane L.	Broker	Baywood Homes LLC
RS-0025059	Zaretsky, Linda A.	Salesperson	Long & Foster Real Estate, Inc.
RS-0025060	Katsnelson, Evgenia J.	Salesperson	ReMax Sunvest Realty
RS-0025061	Gahun, Gurbir Kaur	Salesperson	Long & Foster Real Estate, Inc.
RS-0025062	Hamel, Catherine A.	Salesperson	Long & Foster Real Estate Inc.
RS-0025064	McVey, Candida G.	Salesperson	Century 21 Gold Key Realty
RS-0025065	Bilton, Jerry A.	Salesperson	Berkshire Hathaway HomeServices Fox & Roach
RS-0025066	Wendel, Katherine	Salesperson	Brandywine Fine Properties Sotheby's International Realty
RS-0025067	Riley, Johnna O.	Salesperson	eXp Realty
RS-0025068	Little, Mark A.	Salesperson	Berkshire Hathaway HomeServices Fox & Roach
RS-0025069	Dukes, Adriana M.	Salesperson	Century 21 Gold Key Realty
RS-0025070	Walker, Kimberly A.	Salesperson	Patterson Schwartz
RS-0025071	Burch, Paul J.	Salesperson	Long & Foster Real Estate Inc.
RS-0025072	Malik, Sumeet	Salesperson	Coldwell Banker Preferred - Wilmington
RS-0025073	Lambertson, Albert S.	Salesperson	Keller Williams Realty Central Delaware
RS-0025074	MacEwen, Elise P.	Salesperson	Patterson Schwartz Real Estate
RS-0025075	Torres, Vetzabe J.	Salesperson	Myers Realty LLC
RS-0025076	Zeigler, Barry R.	Salesperson	Keller Williams Realty
RS-0025077	Williams, Katherine A.	Salesperson	Coldwell Banker Resort Realty
RS-0025078	Walsh, Vincent D.	Salesperson	Berkshire Hathaway HomeServices Gallo Realty
RS-0025079	Behornar, Matthew C.	Salesperson	Condominium Realty, LTD / The Mark Fritschle Group
RS-0025080	Shuart, Steven R.	Salesperson	Coldwell Banker Residential Brokerage
RS-0025081	Bullion, Brittany M.	Salesperson	Investors Realty
RS-0025082	Relacion, Monique	Salesperson	Keller Williams Realty
RS-0025083	Smith, Karen J.	Salesperson	BHHS Fox & Roach Realtors
RS-0025084	Grant, Kevia	Salesperson	BHHS Fox & Roach
RS-0025085	Fleuridor, Robert	Salesperson	Keller Williams Realty
RS-0025086	Johnson, Jenise A.	Salesperson	Patterson Schwartz Real Estate
RS-0025087	Balinskas, Francine Ann	Salesperson	Active Adults Realty
RS-0025088	Phillips, Christie L.	Salesperson	Holiday Real Estate
RS-0025089	Glatfelter, Wesley A.	Salesperson	1671 S. State St.
RS-0025090	McDowell, Michael P.	Salesperson	1st Choice Properties LLC
RS-0025091	Sierra, Albert A.	Salesperson	Harrington ERA - Milford
RS-0025092	Rapuano, Leon A., III	Salesperson	Keller Williams Realty
RS-0025093	Bardell, Ralph William	Salesperson	Long & Foster Real Estate, Inc.
RS-0025094	Burton, Joanna M.	Salesperson	BHHS Fox & Roach

RS-0025095	Puchalsky, Shelley L.	Salesperson	Myers Realty, LLC
RS-0025096	Loessner, Marisela M.	Salesperson	Keller Williams Realty
RS-0025097	Beres, Jeffrey P.	Salesperson	Condominium Realty LTD.
RS-0025098	Fuller, Tiffany D.	Salesperson	Century 21 Gold Key Realty
RS-0025099	Rizvi, Rehana	Salesperson	Re/Max Associates - Lewes
RS-0025100	Withers, Avery W.	Salesperson	Long & Foster Real Estate, Inc.
RS-0025101	Trott, Richard A., Jr.	Salesperson	Re/Max Realty Group
RS-0025102	Heneghan, Christian F.	Salesperson	1st Choice Properties
RS-0025103	Riccio, Nicholas V.	Salesperson	Re/Max Point Realty
RS-0025104	Atkinson, Frankeya S.	Salesperson	BHHS Fox & Roach
RS-0025105	DePrince, Brett T.	Salesperson	Joe Maggio Realty
RS-0025106	Tuminaro, David	Salesperson	Long & Foster Real Estate, Inc.
RS-0025107	Schwartzberg, Frank L.	Salesperson	Keller Williams Real Estate
RS-0025108	Kelly, William F.	Salesperson	Condominium Realty, LTD/Mark Fritschle Group
RS-0025109	Brown, Vicki L.	Salesperson	Coldwell Banker Residential Brokerage
RS-0025110	Pennec, Kimberly A.	Salesperson	Coldwell Banker Resort Realty
RS-0025111	Koushnir, Tatiana V.	Salesperson	Coldwell Banker Residential Brokerage
RS-0025112	Hale, Lindsay N.	Salesperson	Lang Development Group
RS-0025113	Noval, LeAnne N.	Salesperson	Lang Development Group
RS-0025114	Creed, Kristi M.	Salesperson	Keller Williams Realty Central DE
RS-0025115	Norcross, Richard J., Jr.	Salesperson	BHHS Gallo Realty
RS-0025116	Chen, Yanqing	Salesperson	BHHS Fox & Roach Realtors
RS-0025117	Patel, Neel N.	Salesperson	BHHS Fox & Roach
RS-0025118	Ozimek, Joseph P.	Salesperson	Long & Foster Real Estate, Inc.